

Completely Remodeled Medical Office Condo

For Sale \$449,000
 2100 NE 36 St. (Sample Rd.)
 Suite 202
 Lighthouse Point, FL 33064



FOR SALE	Suite 202 1,330 Sq. Ft.		
DESCRIPTION	PRICE REDUCED!! Completely remodeled medical office condo for sale in prestigious Lighthouse Point. This condo includes large waiting and reception area with ample parking less than 2 miles from Broward Health North. This suite contains 3 private offices and conference room. Recent upgrades include new flooring, lighting, painting and ADA bathroom. Located in an area of high-income demographics.		
VIDEO TOUR	https://www.youtube.com/embed/l8HszKlbefc?rel=0		
LOCATION	Located on the SE Corner of NE 36 St (East Sample Rd.) and of NE 21 Ave. 1 block east of N. Federal Hwy.		
PRICING	\$475,000 or \$337.59/ Sq. Ft. Condo fee is \$421/ month.		
YEAR BUILT	1999		
PARKING	63 Surface Spaces are available		
ZONING/ FOLIO	B2A Lighthouse Point 4843-19-AC-0040		
DEMOGRAPHICS 2023		1 mile	3 mile
	HH Population:	15,879	106,190
	Average HH Income:	\$93,753	\$77,172
			5 mile
			221,210
			\$83,535

Disclaimer: This offering subject to errors, omissions, prior sale or withdrawal without notice.

CAMPBELL & ROSEMURGY
 COMMERCIAL REAL ESTATE

John D. McQueston

john@johnmcqueston.com • 561-706-7721 (cell)

www.johnmcqueston.com

1233 E. Hillsboro Blvd
 Deerfield Beach, FL
 33441

954.427.8686 T.
 954.427.0117 F.

Location Map

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Additional Photos

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Lobby



Conference Room



Main Office



Remolded Bathroom



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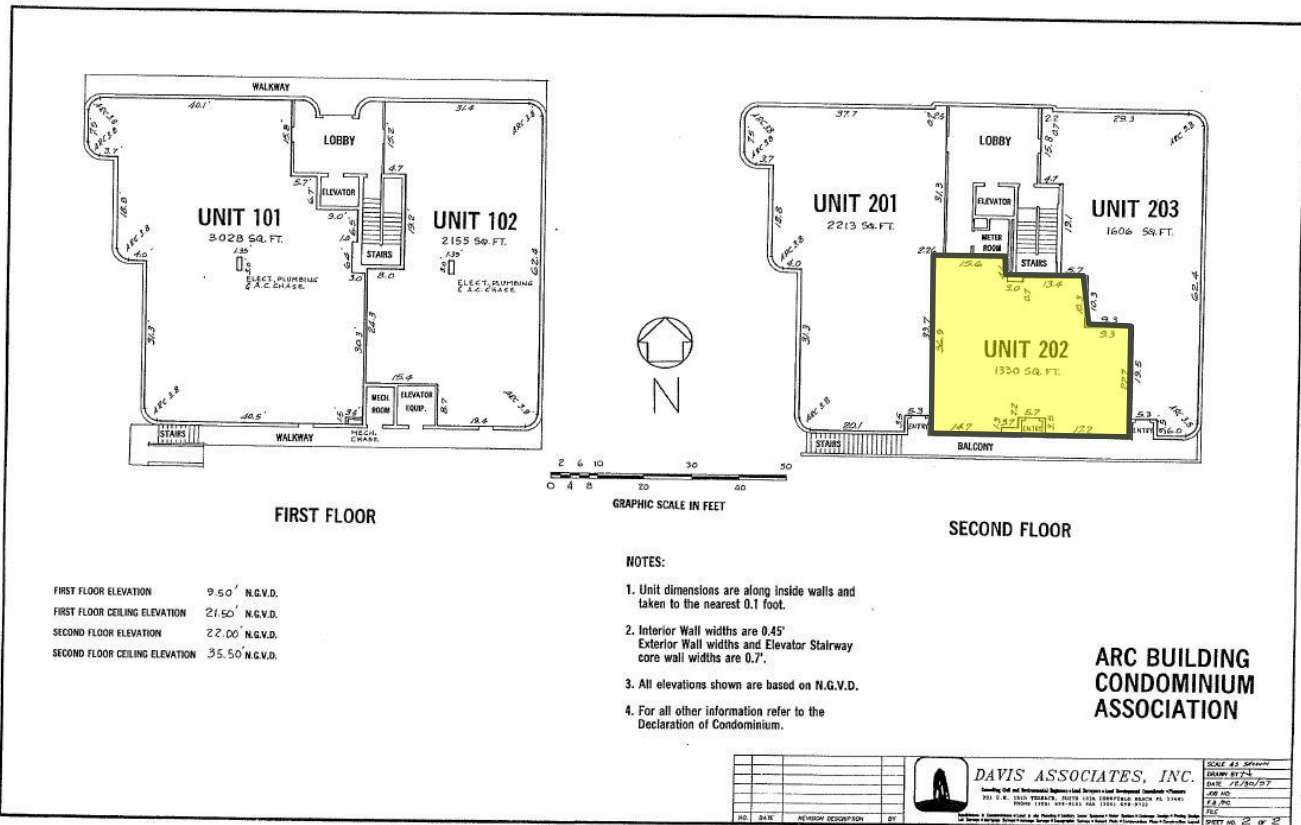
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Floorplan

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RECORDED IN THE OFFICIAL RECORDS BOOK
 THE CONDOMINIUM UNITIVITY FLORIDA